disappeared from the market during the last one month;

(b) if so, what are the details thereof; and

(c) what steps Government propose to take to market the various agricultural proucts and oils through co-operative outlets and if not, what are the reasons thereof?

THE DEPUTY PRIME MINISTER AND THE MINISTER OF AGRICULTURE (SHRI DEVI LAL): (a) There has been no report of disappearance of various agricultural products and oils from the market during the last one month. Occasional shortages may have been felt in certain pockets due to local factors.

(b) Does not arise.

(c) About 33,000 and 55,000 co-operative retail outlets in urban and rural areas respectively are functioning in the country which, besides handling in order commodities, also deal in various agricultural products and edible oils depending on local demand.

Direct Train Service between Varanasi and Kanyakumari

41. SHRI N. E. BALARAM: Will the Minister of RAILWAYS be pleased to state:

(a) whether Government are aware that lakhs of Malayalees residing between Varanasi and Ittarsi have been agitating under the leadership of South Indian Welfare Movements for a direct train between Varanasi and Kanyakumari two sacred places in South and North of the country; and

(b) if so, the Government's reaction thereto?

THE MINISTER OF RAILWAYS (SHRI GEORGE FERNANDES): (a) Demands were received in this regard.

(b) Varanasi-Tirupati Express was extended (on one day) to/from Cochin with effect from 1-11-1989.

Closing down of factories in various States

42. SHRI GURUDAS DAS GUPTA: Will the Minister of LABOUR be pleased to state:

(a) whether a large number of factories had been closed down in different States affecting a large number of employees and loss of production during the last three years;

(b) if so, the details thereof; and

(c) the steps being taken in this regard?

THE MINISTER OF LABOUR AND WELFARE (SHRI RAM VILAS PASWAN): (a) and (b) Based on the latest available information, a statement giving the number of factories which have been closed in different States and workers affected therein during the last three years is attached. (*See* Appendix CLII, Annexure No. 1) Information on production loss due to closure is not available.

(c) Rehabilitation packages in respect of potentially viable sick industrial units are drawn up by the banks and financial institutions concerned on a case to case basis in terms of guidelines issued by Reserve Bank of India from time to time. Banks and financial institutions periodically review implementation of the rehabilitation packages by the management of sick industrial units and initiate corrective action where necessary.

In respect of units coming within the purview of Sick Industrial Companies (Special Provisions) Act, 1985, Board for Industrial and Financial Reconstruction (BIFR) is empowered to take necessary action for determination of preventive, ameliorative, remedical and other measures in respect of sick units and for expeditious enforcement of such measures including appropriate action against erring managements.

The Central Government also operates a Textile Rehabilitation Fund

which offers financial assistance on a tapering basis for a period of 3 years to the workers of closed Textile Mills.

Legislation for Agricultural Workers

43. SRHI GURUDAS DAS GUPTA:

SHRI N. E. BALARAM:

Will the Minister of LABOUR be pleased to state:

(a) whether Government are aware of the long pending demand of the agricultural workers of the country for a Central legislation on agricultural workers ensuring minimum wages and better working conditions; and

(b) if so, the details thereof and Government's reaction thereto?

THE MINISTER OF LABOUR AND WELFARE (SHRI RAM VILAS PASWAN): (a) and (b) For a long time, the Government had considered enactment of a Central Legislation for agricultural workers. The issue has been considered at various forums including the Labour Ministers' conferences. At the 37th session of the New Delhi on 7th November, 1988, the General view was that the problem was not one of lack of Central Legislation, but more of implementation of the existing laws, such as Minimum wages Act, Equal Remuneration Act and other laws which cover agricultural labour within their ambit.

Conversion of lease-hold plots into free-hold in Delhi

44. SHRI CHATURANAN MISHRA: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether any decision has been taken to convert lease-hold plots into free-hold ones in Delhi; and

(b) if so, the details thereof and the rules governing such conversion from lease-hold to free hold?

THE MINISTER OF URBAN DEVELOPMENT (SHRI MURASOLI MARAN): (a) Yes, Sir. A decision to allow residential leases in Delhi upto 500 sq.m. in size, to be converted into free hold subject to certain terms and conditions, has been taken in October, 89.

(b) A statement is enclosed indicating the terms and conditions for such conversion.

Statement

(i) The sanction is applicable to all residential leases santioned by a public agency in respect of properties (including multi-storayed flats and tenements built by the Delhi Development Authority and its Slum Wing as also by Group Housing Societies on land leased by the DDA) upto a size of 500 sq.m.

(ii) The benefit of conversion shall not be available in respect of land where the land use is prescribed in the Master Plan/Zonal Development Plan is 'Commercial', 'Industrial' or 'Institutional' or any use other than residential.

(iii) The rate of one-time fee for the conversion to free-hold to be recovered in lumpsum, shall be as follows:—

Size of plot in sp. m.	Rate of overtime fee.
(a) Up to 50	Nil
(b) Above 50 and upto 75	Rs. 7500/-
(c) Above 75 and upto 100	Rs. 12000/-
(d) Above 100 and upto 150	Rs. 18000/-
(e) Above 150 and upto 250	10% of the current
(f) Above 250 and upto 350	15% notified land
(g) Above 350 and upto 500	20% rates.